

ZONING AND PLATTING

BOARD OF REVIEW

REGULAR MEETING NOTICE AND AGENDA

Thursday, October 18th, 2012 at 7:00 PM

Town Hall - Large Board Room

CONVENE:

ROLL CALL:

CONSENT AGENDA

1C Minutes:

REGULAR AGENDA

NEW BUSINESS:

2R Decision: Wordens Pond Builders – Assessor’s Plat ‘D’, Lots ’86, 86-E, 86-H, 86-I’- 5 Rockland Street - for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled ‘Zoning”, specifically, variances from the Dimensional Regulations (Section 6.4), a Special Use Permit from Automobile Parking Space (Section 7.9), a Special Use Permit for the Expansion of a Non-conforming Use (Section 10.1), and a Use Variance (Section 11.2),to demolish the existing 4-unit multifamily dwelling and construct two (2) new duplex dwellings at the above referenced property.

3R Appeal: Appeal of the Building Official’s Decision to issue a Building Permit (#B-471-12) to erect a seven (7) foot wall at 29 Bayberry Road – Plat ‘N-S’, Lots #310 and 311.

4R Public Hearing (continued from 9/20): John Erice – Assessor’s

Plat 'Y-3', Lot '252' – (Palm Beach Avenue) for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Variance & Special Use Permit from the Coastal & Freshwater Wetlands Overlay District (Section 4.3), to construct a 3-bedroom dwelling with an office and an integrated 1-car garage at the above referenced property.

5R Public Hearing (kept open from 9/20): Vaicaitis – Assessor's Plat 'L', Lots '230 & 231'- 1143 Pt. Judith Road for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled Zoning, specifically a Variance from Section 9.1.2 – Non-Conforming Use of Buildings or Structures, a Special Use Permit from Section 10.1, and a Special Use Permit and Variance from Section 4.3 and Section 4.4.

6R Public Hearing: Colbea Enterprises – Assessor's Plat 'N-R', Lot '146-C' (1015 Boston Neck Road) for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled 'Zoning', specifically a Special Use Permit from the Table of Use Regulations (Section 6.1): Use Code 544, a Rear-yard Setback and Lot Coverage Variance from the Dimensional Regulations (Section 6.4), a Special Use Permit for the expansion of a Non-conforming Use (Section 10.1), and a Use Variance (Section 11.4) demolish the existing 1,410 square foot automobile repair shop and foot mart and construct a new one-story convenience store at the above referenced property has been reviewed and found to be complete for the purposes of issuing comments to the Zoning Board of Review and the vesting of development rights under Section 14 of the Zoning Ordinance.

7R Public Hearing: Malloy Properties – Assessor’s Plat ‘N-D’, Lot ‘5-6’ (Dean Knauss Drive) for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled ‘Zoning’, specifically a Variance and (Section 4.3), to construct a new irregularly-shaped building to be used as an automotive repair facility at the above referenced property.

8R Public Hearing: Peter & Denise D’Amico – Assessor’s Plat ‘Y-1’, Lot ‘9’ (78 Harbour Island Road) for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled ‘Zoning’, specifically a Variance & Special Use Permit from the Coastal Resources Overlay District (Section 4.4), and side-yard setback Variances from the Modified Dimensional Regulations (Section 6.5) to demolish an existing irregularly shaped one-story dwelling and construct an irregularly-shaped 3-bedroom dwelling with a porch with deck above, and a front portico entrance at the above-referenced property.

9R Public Hearing: William & Nancy Azano – Assessor’s Plat ‘H’, Lot ‘51-1’ (98 Kingstown Road) for relief under Chapter 731 of the Code of Ordinances of the Town of Narragansett, entitled ‘Zoning’, specifically a Lot Coverage Variance from the Dimensional Regulations (Section 6.4) to construct a rear addition at the above referenced property.